

Patio Enclosure Specifications V1.1

Patio Enclosure Specification
Half Moon Bay by K. Hovnanian
V. 1.1

1.0 Scope

This document addresses future patio enclosures.

2.0 Regulations

All patio enclosures must be permitted and approved by the Town of Hypoluxo and must meet all relevant government specifications and regulations. It is suggested that owners contact the Town Building Inspector first before developing any proposals or engaging any contractors.

3.0 KHov Approval Process

Approval is a two-step process. All approvals must be done by the Board of Directors in an open properly noticed meeting.

1. Detailed construction plans must be presented with selected vendor and a cost estimate provided. If approved, a check, payable to Half Moon Bay by K.Hovnanian, for 10% of the cost must be provided. This money will be paid to the vendor, upon final approval.
2. Once the project is completed and all approvals have been obtained from the Town, the Property Manager must inspect the work and make a recommendation to the Board. Upon Board approval, a check is written to the vendor for the final 10% that is due.

4.0 Architectural Specification

1. Hurricane windows may be placed only inside the existing patio screens and screen frames.
2. When the patio enclosure project is completed the screen frames must be exactly the same as they were before the start of the construction project.
3. Screening material must be black.
4. Hurricane window frames must be grey.